

# KATELLA PLAZA

RETAIL CENTER

FOR LEASE • RETAIL SPACE • 2,200 SQ FT  
**303 E KATELLA AVE., ORANGE, CA**



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# KATELLA PLAZA | ORANGE, CA

## RETAIL OPPORTUNITY

Retail opportunity directly on Katella Avenue, one of the area's busiest streets. Katella Plaza is conveniently located between CA-55 and CA-57 commuter Freeways.

- High visibility location; approx. 33,500+ CPD
- The center is located directly on Katella Avenue, the main commuter thoroughfare between CA-57 and CA-55.
- Strong daytime traffic; densely populated industrial business area nearby.
- Potential monument signage on Katella Ave.

### LOCATION

**303 E Katella Ave.**

NEC Katella Ave. & Glassell St.

Orange, CA 92827

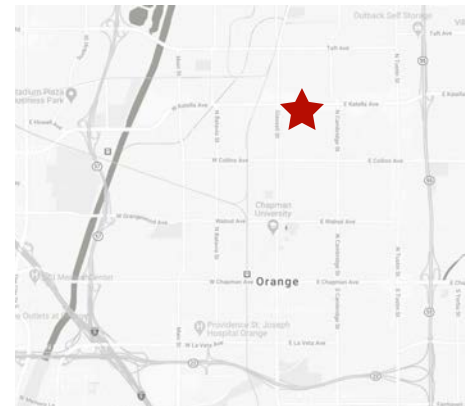
### AVAILABLE

**Suite 303 | 2,200 Sq. Ft.**

### IN GOOD COMPANY

Key tenants near Katella Plaza include Home Depot, Jack in the Box, McDonald's, Smart & Final, TJ Maxx, CVS and more.





**VICINITY**

**FOR LEASE**

303 E Katella Ave.  
Orange, CA 92827

Suite 303 | 2,200 SQ FT



**KATELLA PLAZA**  
**ORANGE, CA**

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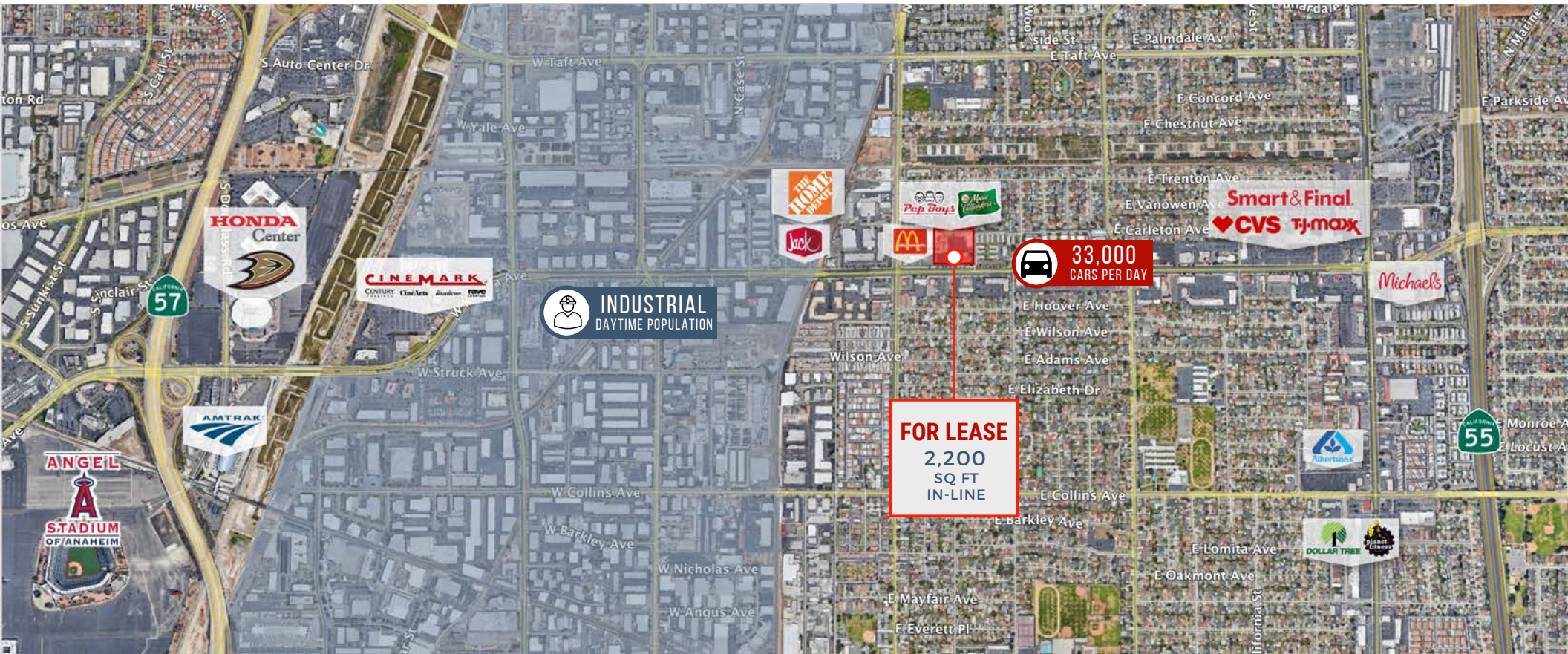
# Location

Ideal Orange location situated on Katella Ave. between CA-57 and CA-55 Freeways.

**KATELLA PLAZA**

303 E KATELLA AVE

ORANGE, CA 92827



# BY THE NUMBERS

303 E Katella Ave., Orange, CA 92827

## ESTIMATED POPULATION

1 mi | 18,971  
2mi | 75,679  
3 mi | 180,091

## AVERAGE HH INCOME

1 mi | \$93,259  
2mi | \$106,258  
3 mi | \$109,488

## DAYTIME POPULATION

1 mi | 25,798  
2mi | 92,986  
3 mi | 201,414

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